



**AGENDA
REGULAR MEETING
PLANNING AND ZONING COMMISSION
FEBRUARY 3, 2014
CITY HALL
101 N. COLLEGE STREET
COUNCIL CHAMBERS**

WORKSHOP – 4:00 P.M. – Main Conference Room

- I.** Discuss agenda items for the **February 3, 2014**, regular Planning and Zoning Commission meeting.
- II.** Discuss changes to Killeen Code of Ordinances Chapter 31, Article IV, Division 12, District “B-3” (Local Business District) to allow for the on- premises sale and consumption of beer, wine and mixed beverages in conjunction with a restaurant.
- III.** Discuss Planned Unit Development standards and requirements.
- IV.** Provide update on the Thoroughfare Plan.
- V.** Discuss the feasibility of removing certain parcels from the University and/or Cemetery Overlay District.

CALL TO ORDER – 5:00 P.M. – Council Chambers

ROLL CALL

COMMISSION	STAFF
<ul style="list-style-type: none">___ Johnny Frederick, Chairman___ Tad Dorroh, Vice Chair___ Ramon Alvarez___ James H. Butler___ Anthony Cooper___ Michael DeHart___ Alvin Dillard, PhD___ Bobby Lee Hoover___ Joel Steine	<ul style="list-style-type: none">___ Dr. Ray Shanaa, AICP, Executive Director of Planning and Development Services___ Tony D. McIlwain, AICP, CFM, City Planner___ Shelly Shelton, AICP, Senior Planner___ Holli Clements, Esq., Deputy City Attorney___ John Nett, P.E., CFM, City Engineer___ Kristina Ramirez, P.E., CFM, Director of Environmental Services___ Vicki Wanken, Planning Assistant___ Maria Lopez, Principal Secretary

APPROVAL OF AGENDA

Consider approval of the agenda for the regular meeting of the Planning and Zoning Commission for **February 3, 2014.**

CONSENT AGENDA

CA-1 Consider minutes of the regular Planning and Zoning Commission Meeting of **January 27, 2014.**

CITIZENS PETITIONS FOR INFORMATION

PUBLIC HEARING

PH-1 HOLD a public hearing and consider a plat submitted by Andrew and Mary Cardenas, (**Case #13-054RRS: Culp Addition 2nd Replat**) being a residential replat of Lot 12 and part of Lot 2, Block 3, Culp Addition. The property is located on the west right-of-way of Frantz Drive north of Culp Avenue and is locally known as 1311 Frantz Drive, Killeen, Texas.
(**This item will be forwarded to City Council on February 25, 2014.**)

PH-2 HOLD a public hearing and consider a plat submitted by W&B Development II, L.L.C (**Case #13-058RS: Fox Creek Phase Ten**) being a replat of Lot 1B, Block 3, Fox Creek Commercial, Phase Two Replat. The property is located on the north right-of-way of Illinois Avenue and Grey Fox Trail and is locally known as 2909 Illinois Avenue, Killeen, Texas.
(**This item will be forwarded to City Council on February 25, 2014.**)

PH-3 HOLD a public hearing and consider amendments to the Killeen Code of Ordinances, Chapter 31, Article IV, Division 6, District "RT-1" (Residential Townhouse Single-Family District), Sections 31-216 to 31-222.

COMMISSION AND STAFF ITEMS

I. Attendance Chart

ADJOURNMENT

The next regularly scheduled meeting for the Planning and Zoning Commission is **February 24, 2014** at 5:00 p.m., in the Council Chambers at 101 North College Street, Killeen, Texas.

The public is hereby informed that notices for City of Killeen meetings will no longer distinguish between matters to be discussed in open or closed session of a meeting. This practice is in accordance with rulings by the Texas Attorney General that, under the Texas Open Meetings Act, the Planning and Zoning Commission may convene a closed session to discuss any matter listed on the agenda, without prior or further notice, if the matter is one that the Open Meetings Act allows

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to be discussed in a closed session.

AMERICANS WITH DISABILITIES ACT

This meeting is being conducted in accordance with the Texas Open Meetings Law [V.T.C.A., Government Code, § 551.001 et seq.]. This meeting is being conducted in accordance with the Americans with Disabilities Act [42 USC 12101 (1991)]. The facility is wheelchair accessible and handicap parking is available. Requests for sign interpretive services are available upon requests received at least 48 hours prior to the meeting. To make arrangements for those services, please call 254-501-7700, City Manager's Office, or TDD 1-800-734-2989.

I certify that the above notice of meeting was posted on the bulletin boards at City Hall and the Police Department and on the website of the City of Killeen, Texas, **on or before 4:00 p.m. on January 31, 2014.**

Vicki Wanken

Planning Assistant